



LOT 2 - 12,100 SF (12,100 SF REQUIRED)
 PROPOSED DUPLEX
 2 BEDROOM UNIT &
 3 BEDROOM UNIT
 (5 BEDROOMS TOTAL)
 6 PARKING SPACES REQUIRED

LOT 1 - 11,784 SF (9,680 SF REQUIRED)
 EXISTING 1 BEDROOM &
 3 BEDROOM APARTMENT
 (4 BEDROOMS TOTAL)
 6 PARKING SPACES REQUIRED

ZONING INFORMATION	
ZONE:	R-2 - RESIDENTIAL
CURRENT USE:	RESIDENTIAL
PROPOSED USE:	RESIDENTIAL / RESIDENTIAL
ITEM	REQUIRED
AREA PER DWELLING (RESIDENTIAL)	7,260 SF ¹
WIDTH AT BUILDING LINE	50'
WIDTH AT BUILDING LINE	--
MINIMUM FRONT YARD	25'
MINIMUM SIDE YARD	12.5'
MINIMUM REAR YARD	25'
MAXIMUM LOT COVERAGE	30%
MAXIMUM BUILDING STORIES	2.5
MAXIMUM BUILDING HEIGHT	30'

NOTES:
 1.) RESIDENTIAL USES: 7,260 SQUARE FEET PER DWELLING UNIT CONTAINING A MAXIMUM OF THREE BEDROOMS, PLUS 2,420 SQUARE FEET FOR EACH ADDITIONAL BEDROOM PER DWELLING.

PROPERTY INFORMATION	
BOOK AND PAGE:	L 2563 P 20
SECTION-BLOCK-LOT:	86.41-2-20
PARCEL AREA:	.55 ACRES (23,884 SF)
ZONING DISTRICT:	R2 - RESIDENCE
OWNER:	RUDOLPH & NILDA RIZZUTO

PARKING TABLE			
USE	REQUIRED SPACES	PARKING CRITERIA	SPACES REQUIRED
LOT 1	3 SPACES PER DWELLING UNIT CONTAINING A MAXIMUM OF 3 BEDROOMS PLUS 1 SPACE FOR EACH ADDITIONAL BEDROOM PER UNIT	2 UNITS	6
LOT 2		2 UNITS	6
TOTALS			12

SCALE: 1" = 30'



REV	DATE	DESCRIPTION

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SKETCH SITE PLAN

MARK GAVAGAN

65 S. CHESTNUT STREET
 VILLAGE OF NEW PALTZ, NEW YORK

DATE	DRAWN BY
04/27/23	AVW
PROJECT NO.	
23033	
SHEET NO.	
SP-1	